

**OAK BRIDGE CONDOMINIUM ASSOCIATION
BOARD OF DIRECTOR'S MEETING MINUTES
THURSDAY NOVEMBER 17, 2011
(following the Annual meeting)**

| | | | |
|----------|---------------|---|---------------------------------|
| Present: | Bob Boley | - | President |
| | Sue Mulhearn | - | Vice President |
| | Carol Cushing | - | Secretary |
| | Chris Connor | - | Director |
| | Elaine Devlin | - | Great North Property Management |

1. OPEN SESSION: None

2. Bob Boley called the meeting to order at 9:10 PM

3. MINUTES:

A motion was made by Carol Cushing, seconded by Sue Mulhearn, to approve the minutes of the October 19, 2011 Board meeting.

The motion passed, all in favor.

Elaine requested to send all meeting minutes for 2011 to Chris Connor.

4. FINANCIALS: Discussed at the Annual meeting.

5. ELECTIONS OF OFFICERS:

A motion was made by Carol Cushing, seconded by Sue Mulhearn to nominate Bob Boley to the position of Board President.

The votes were two in favor and one abstained. Chris Connor abstained from voting stating that she thought the officers should be different from the previous year.

A motion was made by Bob Boley, seconded by Sue Mulhearn to nominate Chris Connor to the position of Board Treasurer.

The motion passed all in favor.

A motion was made by Sue Mulhearn, seconded by Bob Boley to nominate Carol Cushing to the position of Board Secretary.

The motion passed, all in favor.

Sue Mulhearn will return to her position as Director at Large.

Bob Boley will contact the remaining nominees to ask if they would be interested in the appointment to the Director's position on the Board, which became available due to the resignation of Denise Berry in October.

Bob will send out a few available dates for the Board to set up interviews for those nominees who indicate they are interested.

6. OLD BUSINESS:

Clubhouse Lock-up – The clubhouse lock up schedule will be revised to reflect that Chris Connor will now lock up on Monday evenings.

7. NEW BUSINESS:

Chris Connor volunteered to maintain the association website.

8. OTHER BUSINESS:

Chris Connor suggested that there be open meetings to the homeowners on Saturday mornings, to which the other Board members agreed. A date to be determined will be announced to the owners by way of a posting.

9. EXECUTIVE SESSION: None

10. SET DATE FOR NEXT BOARD OF DIRECTORS MEETING:

The next Board meeting will be held on Thursday, December 22, 2011 at the clubhouse at 6:00PM

11. ADJOURNMENT: Meeting adjourned at 9:45 PM.